

**FIELD NOTES
CITY OF COLLEGE STATION
PROPOSED EXTENSION OF
LONGMIRE DRIVE
1.20 ACRES OUT OF THE
FIRST AMERICAN BANK
CALLED 8.48 ACRE TRACT & 6.71 ACRE TRACT
VOLUME 2716, PAGE 38
COLLEGE STATION, BRAZOS COUNTY, TEXAS
NOVEMBER 20, 2000**

All that certain lot, tract or parcel of land being 1.20 acres situated in the ROBERT STEVENSON LEAGUE, Abstract No. 54, Brazos County, Texas, and being a part of that certain Called 8.48 acre tract and 6.71 acre tract as described in deed from United Bankers service Corporation to First American Bank of record in Volume 2716, Page 38, Official Records of Brazos County, Texas, said 1.20 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" Iron Rod set in the northwest line of said Called 8.48 acre tract and the southeast right-of-way line of BIRMINGHAM DRIVE for most northerly corner, said corner being S 56 ° 19 ' 13 " W a distance of 375.80 feet from a 1/2" Iron Rod found for the most northerly corner of said Called 8.48 acre tract;

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THENCE S 10 ° 04 ' 49 " W, along the proposed northeast right-of-way line of LONGMIRE DRIVE a distance of 33.62 feet to a 1/2" Iron Rod set for corner;

THENCE S 33 ° 37 ' 31 " E, continuing along said northeast right-of-way line a distance of 65.07 feet to a 1/2" Iron Rod set for the point of curvature in said proposed right-of-way line;

THENCE around a curve in a clockwise direction having a delta angle of 13 ° 05 ' 29 " , an arc distance of 154.23 feet, a radius of 675.00 feet, and a chord of S 27 ° 04 ' 46 " E, a distance of 153.89 feet to a 1/2" Iron Rod set for the point of tangency of said curve;

THENCE S 20 ° 32 ' 02 " E, continuing along said proposed northeast right-of-way line a distance of 92.10 feet to a 1/2" Iron Rod set for the point of curvature of said proposed right-of-way line;

THENCE around a curve in a counterclockwise direction having a delta angle of 28 ° 02 ' 59 " , an arc distance of 296.18 feet, a radius of 605.00 feet, and a chord of S 34 ° 33 ' 31 " E, a distance of 293.23 feet to a 1/2" Iron Rod set for the point of tangency of said curve;

THENCE S 48 ° 35 ' 00 " E, continuing along said proposed northeast right-of-way line a distance of 65.25 feet to a 1/2" Iron Rod set for corner;

THENCE N 87 ° 18 ' 20 " E, a distance of 33.70 feet to a 1/2" Iron Rod set in the northwest right-of-way line of GRAHAM ROAD for the most easterly corner, said corner being S 41 ° 40 ' 07 " W a distance of 267.00 feet and S 41 ° 31 ' 43 " W a distance of 126.19 feet from a 5/8" Iron Rod found for the occupied Remainder of the East corner of said Called 6.71 acre tract;

THENCE S 41 ° 31 ' 43 " W, along the northwest right-of-way line of said GRAHAM ROAD a distance of 117.05 feet to a 1/2" Iron Rod set for the most southerly corner, said corner being N 41 ° 31 ' 43 " E a distance of 157.32 feet from a 5/8" Iron Rod found for the Occupied Remainder of the South corner of said Called 6.71 acre tract;

THENCE N 4 ° 28 ' 26 " W, along the proposed southwest right-of-way line of said LONGMIRE DRIVE a distance of 33.89 feet to a 1/2" Iron Rod set for corner;

THENCE N 48 ° 35 ' 00 " W, continuing along said proposed southwest right-of-way line a distance of 64.88 feet to a 1/2" Iron Rod set for the point of curvature of said proposed right-of-way;

THENCE around a curve in a clockwise direction having a delta angle of $28^{\circ} 02' 59''$, an arc distance of 330.45 feet, a radius of 675.00 feet, and a chord of $N 34^{\circ} 33' 31'' W$, a distance of 327.16 feet to a 1/2" Iron Rod set for the point of tangency of said curve;
THENCE $N 20^{\circ} 32' 02'' W$, continuing along said proposed southwest right-of-way line a distance of 92.10 feet to a 1/2" Iron Rod set for a point of curvature of said proposed right-of-way;
THENCE around a curve in a counterclockwise direction having a delta angle of $13^{\circ} 05' 29''$, an arc distance of 138.24 feet, a radius of 605.00 feet, and a chord of $N 27^{\circ} 04' 46'' W$, a distance of 137.93 feet to a 1/2" Iron Rod set for the point of tangency of said curve;
THENCE $N 33^{\circ} 37' 31'' W$, continuing along said proposed southwest right-of-way line a distance of 63.93 feet to a 1/2" Iron Rod set for corner;
THENCE $N 76^{\circ} 46' 03'' W$, a distance of 34.73 feet to a 1/2" Iron Rod set for the most westerly corner in said southeast right-of-way line of BIRMINGHAM DRIVE and the northwest line of said Called 8.48 acre tract, said corner being $N 56^{\circ} 19' 13'' E$ a distance of 730.38 feet from a 1/2" Iron Rod found for the west corner of said Called 8.48 acre tract;
THENCE $N 56^{\circ} 19' 13'' E$, along the northwest line of said Called 8.48 acre tract and the southeast right-of-way line of said BIRMINGHAM DRIVE a distance of 116.98 feet to the PLACE OF BEGINNING CONTAINING AN AREA OF 52,275 square feet or 1.20 ACRES OF LAND MORE OR LESS, according to a survey performed on April 28, 2000, under the supervision of H. Curtis Strong, Registered Professional Land Surveyor No. 4961. For north orientation and other information see accompanying plat.

